

STATE OF TEXAS

COUNTIES OF POTTER
AND RANDALL

CITY OF AMARILLO

On the 11th day of June 2012, the Quail Creek Public Improvement District (PID) Advisory Board met at 9:00 A.M. in Room 306 on the third floor of City Hall, 509 East 7th Avenue, Amarillo, Texas, with the following people present:

MEMBERS PRESENT	TOTAL NO. MEETINGS HELD	TOTAL NO. MEETINGS ATTENDED
Ricky Culp (Vice Chair)	5	5
Jim Luginbill (Chair)	4	3
Kris Culp	3	3

CITY OF AMARILLO STAFF

Kathleen Collins, PID Administrator

ITEM 1: Approval of Minutes from the July 16, 2011 meeting

Ms. Kathleen Collins asked if there were any changes to be made to the July 16, 2011 meeting minutes, hearing none, Mr. Ricky Culp moved to approve the July 16, 2011 minutes as presented; Mr. Kris Culp seconded the motion; motion passed.

ITEM 2: Discuss ongoing PID operations and Maintenance contract

Mr. Kris Culp and Mr. Ricky Culp stated that the landscape contractor is doing a great job maintaining the Common Areas.

Mr. Ricky Culp requested that a speed bump be placed near the northwestern end of Cedar Meadow Circle. The concern was in regards to children playing in the Cul-de-sac and motorists may not be able to see around the retaining wall located adjacent to the northern properties. Ms. Collins stated that the PID Advisory Board or concerned neighbors should speak with the Traffic Engineering Department to determine the best solution.

ITEM 3: Consider for recommendation 2012/13 Budget and 5-Year Service Plan

Ms. Collins explained the 2012/2013 budget by detailing the maintenance and operation costs of each line item, pointing out costs associated with each expense. Ms. Collins noted the administrative fee for 2012/2013 has increased to \$934 and each lot (29 total lots) would continue to be assessed \$237. Ms. Collins pointed out that the ending fund balance (\$6,194 *projected*) and operating reserve (\$1,558 *projected*) are sufficient for the 2012/13 year.

When looking at the next four years projections, Ms. Collins pointed out that an assessment increase of 2% was built in for each year, beginning in 2013/2014. Ms. Collins equated the 2% increase to the City's rate of inflation.

Ms. Collins requested that a motion be made to approve the proposed budget and the 5-year service plan as presented. Mr. Ricky Culp moved to approve such motion and Mr. Kris Culp seconded the motion. Motion carried unanimously.

ITEM 4: Discuss reappointment of members whose terms expire September 1, 2012

Ms. Collins stated that Mr. Kris Culp and Mr. Jim Luginbill's terms would expire in September and that they had the options of being reappointed or another homeowner could serve a three-year term. Mr. Kris Culp stated that he would serve another term. Ms. Collins will contact Mr. Luginbill to request reappointment.

ITEM 5: Discuss future agenda items

No items were discussed.

ITEM 6: Adjourn Meeting

There being no further action, meeting was adjourned.